

127.0

0005

0017.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

Total Card / Total Parcel

878,800 /

878,800

878,800 /

878,800

878,800 /

878,800

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
16-18		GLOUCESTER ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: LEE HELEN E	
Owner 2:	
Owner 3:	

Street 1: 18 GLOUCESTER ST  
Street 2:

Twn/City: ARLINGTON  
St/Prov: MA Cntry: Own Occ: Y  
Postal: 02476 Type:

PREVIOUS OWNER  
Owner 1: LEE HELEN E/DOROTHY A -  
Owner 2: -

Street 1: 18 GLOUCESTER STREET  
Twn/City: ARLINGTON  
St/Prov: MA Cntry: Own Occ: Y  
Postal: 02476

NARRATIVE DESCRIPTION  
This parcel contains 3,535 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1921, having primarily Wood Shingle Exterior and 2918 Square Feet, with 2 Units, 2 Baths, 1 3/4 Bath, 0 HalfBath, 12 Rooms, and 6 Bdrrms.

OTHER ASSESSMENTS  
Code Descrip/No Amount Com. Int

PROPERTY FACTORS  
Item Code Description % Item Code Description  
Z R2 TWO FAMIL 100 water  
o Sewer  
n Electri  
Census: Exempt  
Flood Haz:  
D Topo  
s Street  
t Gas:

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		3535	Sq. Ft.	Site			0	70.	1.49	8									368,235						368,200	

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
104	3535.000	509,900	700	368,200	878,800		82243
Total Card	0.081	509,900	700	368,200	878,800	Entered Lot Size	GIS Ref
Total Parcel	0.081	509,900	700	368,200	878,800	Total Land:	GIS Ref
Source:	Market Adj Cost		Total Value per SQ unit /Card:	301.17	/Parcel: 301.1	Land Unit Type:	Insp Date
							12/09/17

**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	510,100	700	3,535.	368,200	879,000	879,000	Year End Roll	12/18/2019
2019	104	FV	393,400	700	3,535.	368,200	762,300	762,300	Year End Roll	1/3/2019
2018	104	FV	393,400	0	3,535.	326,200	719,600	719,600	Year End Roll	12/20/2017
2017	104	FV	369,500	0	3,535.	273,500	643,000	643,000	Year End Roll	1/3/2017
2016	104	FV	369,500	0	3,535.	273,500	643,000	643,000	Year End	1/4/2016
2015	104	FV	330,100	0	3,535.	236,700	566,800	566,800	Year End Roll	12/11/2014
2014	104	FV	330,100	0	3,535.	228,800	558,900	558,900	Year End Roll	12/16/2013
2013	104	FV	343,200	0	3,535.	217,800	561,000	561,000		12/13/2012

Parcel ID 127.0-0005-0017.0

!9879!

**PRINT**

Date	Time
12/11/20	00:16:33

**LAST REV**

Date	Time
03/22/18	12:28:03

apro	Prior Id # 3:
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9879	ASR Map:
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Fact Dist:	Reval Dist:
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Year:	LandReason:
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BldReason:	CivilDistrict:
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Ratio:	
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**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
LEE HELEN E/DOR	1465-122		1/7/2015	Convenience	10	No	No		
RAWSON THOMAS	1256-1		7/31/2002		605,000	No	No		
HEIST MICHELE/E	1109-32		4/4/1993		260,000	No	No	N	

**BUILDING PERMITS**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
12/9/2017		Inspected							BS	Barbara S		
12/1/2017		MEAS&NOTICE							HS	Hanne S		
1/12/2009		Meas/Inspect							345	PATRIOT		
12/9/1999		Mailer Sent										
11/29/1999		Measured							264	PATRIOT		
4/1/1991									PM	Peter M		

Sign:	VERIFICATION OF VISIT NOT DATA	/	/
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